

A G E N D A

TULARE COUNTY SITE PLAN REVIEW COMMITTEE COMMISSION MEETING ROOM 5961 S. MOONEY BLVD. VISALIA, CA 93277-9394

NOTE: Information concerning the following agenda items is available for public consideration during normal working hours at the Resource Management Agency (RMA), Permit Center, 5961 S. Mooney Blvd., Visalia, California. The staff will assist in answering questions at (559) 733-6291.

All public hearings are scheduled for certain times, or as soon thereafter as the matter can be heard. All non-hearing items will be scheduled following the public hearings or when time permits.

Meeting Date: Friday, May 28, 2004

Time: 8:30 a.m.

1. ROLL CALL

The SPRC consists of the Directors (or their designees) from the following Departments: Roberto Brady, RMA-Current Planning Division (Chair), Sabine Geaney, HHSA-Environmental Health Services Division and Mike Whitlock, RMA-Engineering Division and an advisor from the Fire Department, Gary Rhoden.

2. PUBLIC COMMENT

At this time, members of the public may comment on any item not appearing on the agenda. Under State law, matters present under this item cannot be discussed or acted upon by the Site Plan Review Committee at this time. For items appearing on the agenda, the public will be invited to make comments at the time the item comes up for Site Plan Review Committee consideration. So that all interested parties have an opportunity to speak, any person addressing the Site Plan Review Committee will be limited to a maximum of three (3) minutes. (NOTE: In order to be considered by the Site Plan Review Committee, testimony on Public Hearing items must be given at the time scheduled for the public hearing.) At all times, please use the microphone and state your name and address for the record.

As a courtesy to those in attendance, please turn off or place in alert mode all cell phones and pagers.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Resource Management Agency at (559) 733-6291

3. **CONSENT CALENDAR** - Action on all items in this section will be taken with one motion and vote, unless anyone wishing to discuss any one of these items requests that it be pulled from the consent calendar and held over for such discussion. The Consent Calendar is an untimed item and may be taken up at any time during the course of today's meeting, as time allows.

There are no items on the Consent Calendar.

4. **NEW PUBLIC HEARING**

- (A) PSR 04-012 Hearing set for 8:30 a.m.
Antonio Gonzalez/Mario Valmonte & Assoc.

A Final Site Plan Review to allow the establishment of a car wash on a 27,520 sq. ft. parcel in the C-3-SR (Service Commercial – Site Plan Review) Zone. The site is located on the southwest corner of Road 128 (State Highway 63) and Ira Avenue, Orosi. Contact: Cindy Wynalda

Action:

5. **ITEMS FOR DISCUSSION AND REVIEW** – The following items are not public hearings; therefore, comments from the public may only be entertained at the direction of the chairperson or at the time set aside for public comment.

- (A) PPM 03-040
David Mehrten/James Self

Discussion regarding Condition No. 11 of SPRC Resolution No. 04-018 requiring a Record of Survey. Contact: Cindy Wynalda

Action:

- (B) PPM 01-055
Delena Siegel/Roberts Engineering

A request for an after-the-fact exception for waiver of the final map for a parcel map conditionally approved by the SPRC on February 22, 2002 by Resolution No. 02-011 to allow the division of 31,898 sq. ft. parcel into two parcels in the R-A-20 Zone on property located on the south side of Maple Street (Avenue 150), approximately 400 feet west of Mountain View Road (Road 192), Cotton Center. Contact: Susan Simon

Action:

- (C) PPM 03-049

Andrew D. and Angeline E. Rizzo/Forester, Weber & Assoc.

Discussion regarding Condition No. 2 of SPRC Resolution No. 04-003 pertaining to the improvement of a private vehicular access easement serving one parcel from Road 156 to the east property line of Parcel 2 with a County Standard drive approach. Contact: Susan Simon

Action:

6. **ADJOURNMENT:** Adjourn the meeting of the Tulare County Site Plan Review Committee to reconvene on June 11, 2004, at 8:30 a.m., at the Resource Management Agency, Commission Meeting Room, 5961 S. Mooney Blvd., Visalia, California.

NOTE: The Site Plan Review Committee's decision for the approval or denial of a Tentative Parcel Map or Preliminary and Final Site Plan is final unless appealed under Tulare County Ordinance Code Section 165 to the Board of Supervisors within ten (10) calendar days of the vote on and announcement of the final decision. Said appeal shall be in writing and specifically set forth the project case number and the reasons for the appeal. The appeal will be deemed filed only upon receipt of the written appeal by the Clerk of the Board of Supervisors at 2800 West Burrel Avenue, Visalia, California 93291-4582 and upon payment of the appeal fee of \$337.00 for parcel maps or \$300.00 for site plan reviews to the Resource Management Agency.